

## Car Park at Trevoarn, Foundry Square, Hayle, Cornwall TR27 4HT



20 space car-park in a central Hayle location.

Guide Price: £75,000 Freehold

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Chartered Surveyors  
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Auctioneers

## The Property

The property comprises a car park providing 20 parking spaces, located within the Foundry area of the estuary town of Hayle. The site is accessed from Foundry Hill via Trevoarn Road and occupies a convenient position adjoining the Booker Wholesale store and the Pattern Shop commercial units.

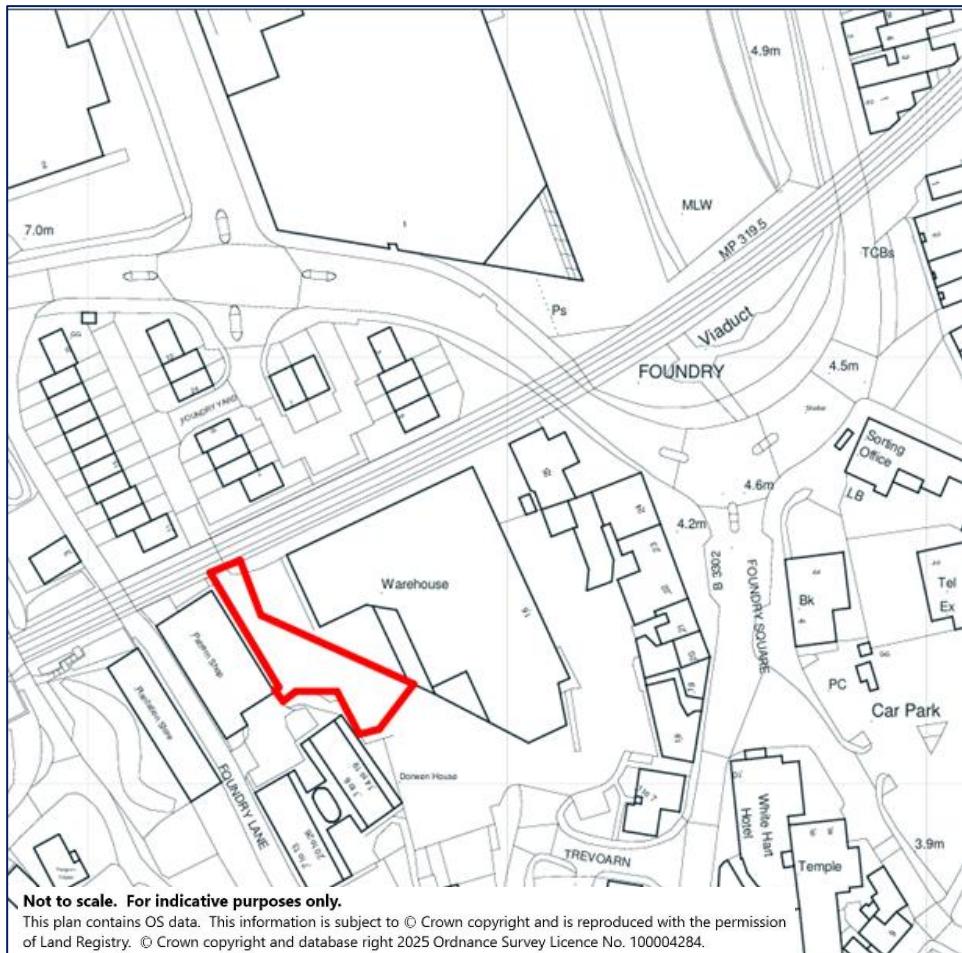
The site extends to approximately 0.14 acres (587 sq/m) and benefits from an established commercial setting in town.

The car park is currently income-producing and let on a rolling tenancy, subject to a three-month notice period, offering flexibility for future occupation or redevelopment (subject to any necessary consents). The current passing rent is £4,252.32 per annum.

**Services:** No services are connected to the land. Interested parties are advised to make their own enquiries to the relevant service providers.

**Wayleaves, Easements & Rights of Way:** The sale will be subject to and with the benefit of all wayleaves, easements and rights of way as may exist.

**Particulars & Plan:** Whilst every care is taken in the preparation of these particulars, their accuracy is not guaranteed and they do not constitute any part of an offer or contract. Any intending purchaser/s must satisfy themselves by inspection or otherwise as to the correctness of these particulars.



**Viewing:** Viewers may access the land for viewing purposes with sale particulars in hand, during daylight hours adhering to the Countryside Code. Please notify the agents Lodge & Thomas of your intended visit. Tel: 01872 272722 Email: [property@lodgeandthomas.co.uk](mailto:property@lodgeandthomas.co.uk)

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